

## PAYMENT APPLICATION APPROVAL

Date: August 30, 2011  
 To: Mr. Jaime López, Executive Director PRCCDA  
 Project Description: Pier #7 & #8 Marine and Upland Improvements  
 Contractor: Q.B. Construction, Inc  
 Payment Application No. 3  
 Amount: \$280,092.74

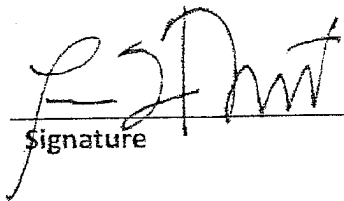
On May 19, 2011 Q.B. Construction and FC San Juan Waterfront, LLC (agent for PRCCDA) entered into an Agreement for Construction Services at Piers #7 & #8.

CSA Architects & Engineers, LLP, act as architect for FC San Juan Waterfront, LLC under such agreement.

Miguel A. Bonilla, Inc. act as inspector for FC San Juan Waterfront, LLC under such agreement.

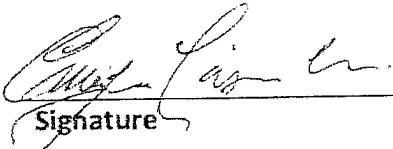
We hereby certify that Invoice No.3 of Q.B Construction, Inc. for \$280,092.74 is true and correct and that the materials and/or services were rendered in accordance with the contract.

Luis Javier Rivera  
 Name  
 Architect of Record  
 CSA Architects & Engineers, LLP

  
 Signature


15 SEP 2011  
 Date

Enrique Lazaro Leon  
 Name  
 Architect for Construction  
 Observation Services  
 CSA Architects & Engineers, LLP

  
 Signature

SEPT. 15, 2011  
 Date

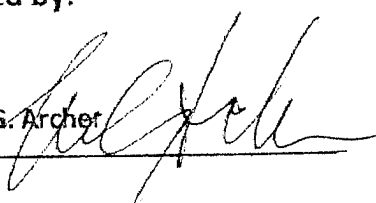

Miguel A. Bonilla  
 Name  
 Inspector  
 Miguel A. Bonilla, Inc

  
 Signature

Sept 16, 2011  
 Date

Payment Application Approval  
Invoice No. 3 – QB Construction, Inc  
Pier #7 & #8 Marine and Upland Improvements

Approved by:

|                             |   |  |         |
|-----------------------------|---|--|---------|
| Thomas G. Archer            |  |  | 9-13-11 |
| Name                        |   | Signature  | Date    |
| FC San Juan Waterfront, LLC |   |  |         |

CONTINUATION ET

DOCU T G703

APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached. In the tabulations below, amounts are stated to the nearest dollar. Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 3  
APPLICATION DATE: 31-Aug-11  
PERIOD TO: 31-Aug-11  
PROJECT NO:

Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8

| ITEM NO. | DESCRIPTION OF WORK  | C<br>SCHEDULED VALUE | D<br>WORK COMPLETED               |             | F<br>MATERIALS PRESENTLY STORED (NOT IN DORE) | G<br>TOTAL COMPLETED AND STORED TO DATE (D + E + F) | % (G + C) | H<br>BALANCE TO FINISH (C - G) | I<br>RETAINAGE |
|----------|--|----------------------|-----------------------------------|-------------|---|---|-----------|--------------------------------|----------------|
|          |  |                      | FROM PREVIOUS APPLICATION (D + E) | THIS PERIOD |   |   |           |                                |                |
| 15       | <b>Concrete Wheelstops and Site Furnishings</b>  |                      |                                   |             |   |   |           |                                |                |
|          | Concrete Wheelstops, 10/20CS501  | \$ 1,155.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 1,155.00                    | \$ -           |
|          | Mkd 1 Illuminated Concrete Bench Custom, 2/20AS501   | \$ 8,000.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 8,000.00                    | \$ -           |
|          | Mkd 2 Double Kalen Bench (w/ Arms & Footrest) by Nola for High Tower - Sit Frame FSC Certified IPE Wood - Color Natural, 20AS100 | \$ 13,478.00         | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 13,478.00                   | \$ -           |
|          | Mkd 3 Double Kalen Bench (No Footrest) by Nola for High Tower - Sit Frame FSC Certified IPE Wood - Color Natural, 20AS100        | \$ 19,470.00         | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 19,470.00                   | \$ -           |
|          | Mkd 4 Platform Bench Custom - Polystones, GFRC or Concrete - Color Custom Mix, 20AS100   | \$ 9,735.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 9,735.00                    | \$ -           |
|          | Mkd 5 Calla Lounge Chair by Stoneyard GFRC - Color Custom Match, 20AS100   | \$ 20,988.00         | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 20,988.00                   | \$ -           |
|          | Mkd 6 Calla Side Table by Stoneyard GFRC - Color Custom Match, 20AS100   | \$ 7,404.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 7,404.00                    | \$ -           |
|          | Mkd 7 Planter (M100) by Atelier Vierkant Aluminum - Color Podwecoal, 20AS100   | \$ 2,425.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 2,425.00                    | \$ -           |
|          | Mkd 8 Planter (UE80) by Atelier Vierkant Fired Clay, 20AS100   | \$ 12,552.00         | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 12,552.00                   | \$ -           |
|          | Mkd 9 Dune DS-TR Trash by Komeguy Design Precast Concrete, Spun Alum Top w/ Clear Powder coat - Color Nat Gray, 20AS100          | \$ 50,925.00         | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 50,925.00                   | \$ -           |
|          | <b>SUBTOTAL WHEELSTOPS &amp; SITE FURNISHINGS:</b>   | \$ 152,132.00        | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 152,132.00                  | \$ -           |
| 16       | <b>Traffic Signs, Chain Link Fence, Concrete Barrier and Plastic Drums</b>   |                      |                                   |             |   |   |           |                                |                |
|          | Pier 8 - Sign W20-1 Carretera en Construcción Adelante 36"x36", 10MT102  | \$ 338.00            | \$ -                              | \$ 338.00   | \$ -  | \$ 338.00   | 100%      | \$ -                           | \$ 33.80       |
|          | Pier 8 - Sign W20-1 Carretera en Construcción 60 mls. 36"x36", 10MT102   | \$ 338.00            | \$ -                              | \$ 338.00   | \$ -  | \$ 338.00   | 100%      | \$ -                           | \$ 33.80       |
|          | Pier 8 - Sign W20-1 Carretera en Construcción 30 mls. 36"x36"  | \$ 338.00            | \$ -                              | \$ 338.00   | \$ -  | \$ 338.00   | 100%      | \$ -                           | \$ 33.80       |
|          | Pier 8 - Sign G20-2 Termina Construcción 50"x20"   | \$ 444.00            | \$ -                              | \$ 444.00   | \$ -  | \$ 444.00   | 100%      | \$ -                           | \$ 44.40       |
|          | Pier 8 - Sign R9-11A(L) Acera Cerrada Cruce Aquil 24"x12"  | \$ 96.00             | \$ -                              | \$ 96.00    | \$ -  | \$ 96.00  | 100%      | \$ -                           | \$ 9.60        |
|          | Pier 8 - Sign W11-2 W16-9p Adelante 30"x30" 28"x8  | \$ 96.00             | \$ -                              | \$ 96.00    | \$ -  | \$ 96.00  | 100%      | \$ -                           | \$ 9.60        |
|          | Pier 8 - Sign W11-2 W16-7p (L) Adelante 30"x30" 24"x12"  | \$ 162.00            | \$ -                              | \$ 162.00   | \$ -  | \$ 162.00   | 100%      | \$ -                           | \$ 16.20       |
|          | Pier 8 - Sign R9-9 Acera Cerrada 24"x12"   | \$ 96.00             | \$ -                              | \$ 96.00    | \$ -  | \$ 96.00  | 100%      | \$ -                           | \$ 9.60        |
|          | Pier 8 - Sign R9-11A(R) Acera Cerrada Cruce Aquil 24"x12"  | \$ 96.00             | \$ -                              | \$ 96.00    | \$ -  | \$ 96.00  | 100%      | \$ -                           | \$ 9.60        |
|          | Pier 8 - Retroreflective Plastic Drums or Concrete Barriers  | \$ 1,718.00          | \$ -                              | \$ -        | \$ -  | \$ -  | 0%        | \$ 1,718.00                    | \$ -           |
|          | Pier 8 - 4" Chain Link Fence Mounted on Temporary Conc Traffic Barriers, 20MT102   | \$ 20,140.00         | \$ 10,070.00                      | \$ 5,030.00 | \$ -  | \$ 15,900.00  | 79%       | \$ 4,240.00                    | \$ 1,590.00    |

CONTINUATION

DOC# JT G703

APPLICATION NUMBER: 3

APPLICATION DATE: 31-Aug-11

PERIOD TO: 31-Aug-11

PROJECT NO:

APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached. In the tabulations below, amounts are stated to the nearest dollar. Use Column I on Contracts where variable retainage for line items may apply.

Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8

| Base Contract - Bahia Urbana Sidewalk and Pier Improvements to 101st St |  |                 |            |                                   |           |  |  |    |           |                           |            |           |
|---|--|-----------------|------------|-----------------------------------|-----------|--|--|----|-----------|---------------------------|------------|-----------|
| ITEM NO.  | DESCRIPTION OF WORK  | C               |            | D                                 |           | E  |  | F  | G         |                           | H          | RETAINAGE |
|   |  | SCHEDULED VALUE |            | WORK COMPLETED THIS PERIOD        |           | MATERIALS PRESENTLY STORED (NOT IN D OR E) | TOTAL COMPLETED AND STORED TO DATE (D + E + F) |    | % (G + C) | BALANCE TO FINISH (C - G) |            |           |
|   |  |                 |            | FROM PREVIOUS APPLICATION (D + E) |           |  |  |    |           |                           |            |           |
|   | Summary  |                 |            |                                   |           |  |  |    |           |                           |            |           |
|   | Flashing Arrow Panel   | \$              | 2,950.00   | \$                                | -         | \$   | -  | \$ | -         | \$                        | 2,950.00   | \$        |
|   | Pier 8 - Sign W4-2(R) 36"x36", 40"x12", 20MT103 Phase 2                      | \$              | 205.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 205.00     | \$        |
|   | Pier 8 - Sign W4-2(L) 36"x36", 40"x12", 20MT103 Phase 3                      | \$              | 410.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 410.00     | \$        |
|   | Pier 8 - Sign W20-5 Carril Derecho Cerrado 30 mts 36"x36", 20MT103 Phase 2   | \$              | 169.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 169.00     | \$        |
|   | Pier 8 - Sign W20-5 Carril Izquierdo Cerrado 30 mts 36"x36", 20MT103 Phase 3 | \$              | 338.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 338.00     | \$        |
|   | Pier 8 - Sign W20-5 Carril Derecho Cerrado 60 mts 36"x36", 20MT103 Phase 2   | \$              | 169.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 169.00     | \$        |
|   | Pier 8 - Sign W20-5 Carril Izquierdo Cerrado 60 mts 36"x36", 20MT103 Phase 3 | \$              | 338.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 338.00     | \$        |
|   | Pier 8 - Sign R7-8 Estacionamiento Reservado 18"x18", 20CP105                | \$              | 198.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 198.00     | \$        |
|   | Pier 8 - Sign R1-1 Pare 30"x30", 20CP105                                     | \$              | 280.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 280.00     | \$        |
|   | Handicapped Parking Spaces   | \$              | 400.00     | \$                                | -         | \$   | -  | \$ | -         | \$                        | 400.00     | \$        |
|   | Pier 8- 4"H Chain Link Fence Mounted on Temporary Conc                       |                 |            |                                   |           |  |  |    |           |                           |            |           |
|   | Traffic Barriers, 20MT102  | \$              | 15,160.00  | \$                                | -         | \$   | 10,560.00                                      | \$ | -         | \$                        | 4,500.00   | \$        |
|   | SUBTOTAL TRAFFIC SIGNS, FENCE:   | \$              | 44,482.00  | \$                                | 10,070.00 | \$   | 18,497.00                                      | \$ | -         | \$                        | 15,915.00  | \$        |
| 17  | Landscaping  | \$              |            | \$                                |           | \$   |  | \$ | -         | \$                        | 130,463.00 | \$        |
|   | Landscaping  | \$              | 130,463.00 | \$                                | -         | \$   | -  | \$ | -         | \$                        | 130,463.00 | \$        |
|   | SUBTOTAL LANDSCAPING:  | \$              | 130,463.00 | \$                                | -         | \$   | -  | \$ | -         | \$                        | 130,463.00 | \$        |
| 18  | Irrigation   | \$              |            | \$                                |           | \$   |  | \$ | -         | \$                        | 52,000.00  | \$        |
|   | Irrigation (ALLOWANCE)   | \$              | 52,000.00  | \$                                | -         | \$   | -  | \$ | -         | \$                        | 52,000.00  | \$        |
|   | SUBTOTAL IRRIGATION:   | \$              | 52,000.00  | \$                                | -         | \$   | -  | \$ | -         | \$                        | 52,000.00  | \$        |
| 19  | Garden Pylon   | \$              |            | \$                                |           | \$   |  | \$ | -         | \$                        | 168,000.00 | \$        |
|   | Garden Pylon (ALLOWANCE)   | \$              | 168,000.00 | \$                                | -         | \$   | -  | \$ | -         | \$                        | 5,517.00   | \$        |
|   | Concrete Foundation  | \$              | 5,517.00   | \$                                | -         | \$   | -  | \$ | -         | \$                        | 1,680.00   | \$        |
|   | Anchor Bolts   | \$              | 1,680.00   | \$                                | -         | \$   | -  | \$ | -         | \$                        | 175,197.00 | \$        |
|   | SUBTOTAL GARDEN PYLON:   | \$              | 175,197.00 | \$                                | -         | \$   | -  | \$ | -         | \$                        | 175,197.00 | \$        |
|   |  |                 |            |                                   |           |  |  |    |           |                           |            | 1,066.00  |
|   |  |                 |            |                                   |           |  |  |    |           |                           |            | 2,856.70  |

## PAYMENT APPLICATION APPROVAL

Date: October 3, 2011  
 To: Mr. Jaime López, Executive Director PRCCDA  
 Project Description: Pier #7 & #8 Marine and Upland Improvements  
 Contractor: Q.B. Construction, Inc  
 Payment Application No. 4  
 Amount: \$267,923.61

On May 19, 2011 Q.B. Construction and FC San Juan Waterfront, LLC (agent for PRCCDA) entered into an Agreement for Construction Services at Piers #7 & #8.

CSA Architects & Engineers, LLP, act as architect for FC San Juan Waterfront, LLC under such agreement.

Miguel A. Bonilla, Inc. act as inspector for FC San Juan Waterfront, LLC under such agreement.

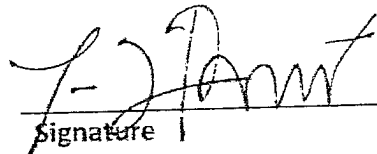
We hereby certify that Invoice No.4 of Q.B Construction, Inc. for \$267,923.61 is true and correct and that the materials and/or services were rendered in accordance with the contract.

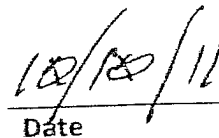
Luis Javier Rivera

Name

Architect of Record

CSA Architects & Engineers, LLP

  
Signature

  
Date

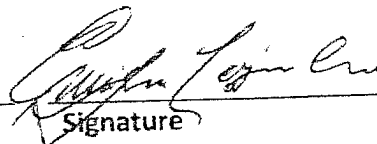
Enrique Lazaro Leon

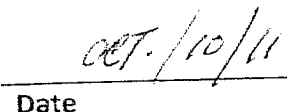
Name

Architect for Construction

Observation Services

CSA Architects & Engineers, LLP

  
Signature

  
Date

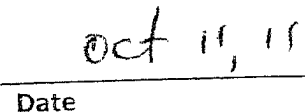
Miguel A. Bonilla

Name

Inspector

Miguel A. Bonilla, Inc

  
Signature

  
Date


Payment Application Approval  
Invoice No. 4 – QB Construction, Inc  
Pier #7 & #8 Marine and Upland Improvements

Approved by:

Thomas G. Archer

Name

FC San Juan Waterfront, LLC



Signature

10/4/11

Date

# APPLICATION AND CERTIFICATION FOR PAYMENT

ALA DOCUMENT G702

PAGE 1 of 1

TO CONSULTANT:

FC SAN JUAN WATERFRONT, LLC.  
1615 L Street, NW Suite 400  
Washington, DC 20004

PROJECT:

BAHIA URBANA - Sidewalks and  
Pier Improvements to Pier 7 & 8

APPLICATION NO: 4

APPLICATION DATE: 28-Sep-11

PERIOD TO: 30-Sep-11

|                                     |            |
|-------------------------------------|------------|
| <input checked="" type="checkbox"/> | CONSULTANT |
| <input checked="" type="checkbox"/> | ARCHITECT  |
| <input checked="" type="checkbox"/> | CONTRACTOR |
| <input type="checkbox"/>            | CONSULTANT |

FROM CONTRACTOR:

QB CONSTRUCTION, INC.  
PO Box 362066  
San Juan, P.R. 00936

PROJECT NO:

1064 AP

## CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract, Continuation Sheet, ALA Document G703, is attached.

|   |                 |
|---|-----------------|
| 1. ORIGINAL CONTRACT SUM  | \$13,110,250.00 |
| 2. Net change by Change Orders # 1  | \$19,912.00     |
| 3. CONTRACT SUM TO DATE (Line 1 + 2)                                      | \$13,130,162.00 |
| 4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)                    | \$1,325,796.81  |
| 5. RETAINAGE:   |                 |
| a. 10% of Completed Work (Column D + E on G703)                           | \$132,579.68    |
| b. 10% of Stored Material (Column F on G703)                              | \$0.00          |
| Total Retainage (Lines 5a + 5b or Total in Column I of G703)              | \$132,579.68    |
| 6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)                 | \$1,193,217.12  |
| 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) | \$925,293.51    |
| 8. CURRENT PAYMENT DUE  | \$267,923.61    |
| 9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)            | \$11,936,944.88 |

| CHANGE ORDER SUMMARY  | ADDITIONS   | DEDUCTIONS |
|---|-------------|------------|
| Total changes approved in previous months by Design-Builder | \$14,918.00 | \$0.00     |
| Total approved this Month                                   | \$0.00      | \$0.00     |
| TOTALS  | \$14,918.00 | \$0.00     |
| NET CHANGES by Change Order                                 | \$14,918.00 |            |

We certify under penalty of nullity that no public servant of the Authority is a party to or will derive or obtain, or has derived or obtained, any benefit or profit of any kind from the contractual relationship which is the basis of this invoice, if such benefit or profit exists, the required waiver has been obtained prior to entering into the Agreement. The only consideration to be received in exchange for the delivery of goods or for services provided under the Agreement is the agreed-upon price that has been negotiated with an authorized representative from the Authority. The total amount shown on this invoice is true and correct. The products have been delivered, the services have been rendered and no payment has been previously received.

CONTRACTOR: QB CONSTRUCTION, INC.

By:

EDGARDO M. VELAZQUEZ

Date:

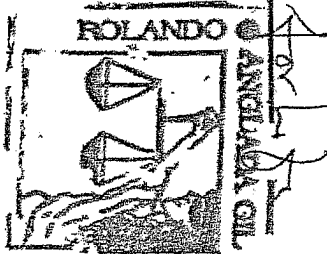
SEP/28/2011

State of Puerto Rico  
Subscribed and sworn before me this 28 day of September 2011  
Notary Public: [Signature]  
My commission expires: 12/31/2012

## CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Consultant certifies to the Contractor that to the best of the Consultant's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$267,923.61



(Attach explanation if amount certified differs from amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

CONSULTANT: FC SAN JUAN WATERFRONT, LLC

By:

JON T. GREEN

Date:

10/03/2011

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Consultant or Contractor under this Contract.

ALA DOCUMENT G702, APPLICATION AND CERTIFICATION FOR PAYMENT - 1992 EDITION - ALA - ©1992

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CONTINUATION SHEET

DOCUMENT G703

APPLICATION A: CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached. In the tabulations below, amounts are stated to the nearest dollar. Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 4  
APPLICATION DATE: 28-Sep-11  
PERIOD TO: 30-Sep-11  
PROJECT NO:

Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8

| Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8  |  |                 |                                   |             |  |  |      |                         |           |          |   |   |
|--|--|-----------------|-----------------------------------|-------------|--|--|------|-------------------------|-----------|----------|---|---|
| A  | B  | C               |                                   | D           |  | E  |      | F                       |           | G        | H | I |
| ITEM NO.   | DESCRIPTION OF WORK  | SCHEDULED VALUE | WORK COMPLETED                    |             | MATERIALS PRESENTLY STORED (NOT IN D OR E) | TOTAL COMPLETED AND STORED TO DATE (D+E+F) | %    | BALANCE TO FINISH (C-G) | RETAINAGE |          |   |   |
|  |  |                 | FROM PREVIOUS APPLICATION (D + E) | THIS PERIOD |  |  |      |                         |           |          |   |   |
| Summary  |  |                 |                                   |             |  |  |      |                         |           |          |   |   |
| 15   | Concrete Wheelstops and Site Furnishings   |                 |                                   |             |  |  |      |                         |           |          |   |   |
|  | Concrete Wheelstops, 10/20CSS501   | 1,156.00        | \$                                | -           | \$   | -  | 0%   | 1,156.00                | \$        | -        |   |   |
|  | Mkd 1 Illuminated Concrete Bench Custom, 2/20ASS501  | 8,000.00        | \$                                | -           | \$   | -  | 0%   | 8,000.00                | \$        | -        |   |   |
|  | Mkd 2 Double Kajan Bench (w/ Arms & Footrest) by Nola for High Tower - Sit Frame FSC Certified IPE Wood - Color Natural, 20AS100 | 13,478.00       | \$                                | -           | \$   | -  | 0%   | 13,478.00               | \$        | -        |   |   |
|  | Mkd 3 Double Kajan Bench (No Footrest) by Nola for High Tower - Sit Frame FSC Certified IPE Wood - Color Natural, 20AS100        | 19,470.00       | \$                                | -           | \$   | -  | 0%   | 19,470.00               | \$        | -        |   |   |
|  | Mkd 4 Platform Bench Custom - Polystone, GFRC or Concrete - Color Custom Mix, 20AS100  | 8,736.00        | \$                                | -           | \$   | -  | 0%   | 8,736.00                | \$        | -        |   |   |
|  | Mkd 5 Calla Lounge Chair by Stoneyard GFRC- Color Custom Match, 20AS100  | 20,988.00       | \$                                | -           | \$   | -  | 0%   | 20,988.00               | \$        | -        |   |   |
|  | Mkd 6 Calla Side Table by Stoneyard GFRC- Color Custom Match, 20AS100  | 7,404.00        | \$                                | -           | \$   | -  | 0%   | 7,404.00                | \$        | -        |   |   |
|  | Mkd 7 Planter (M100) by Atelier Vertant Aluminum - Color Potterycoat, 20AS100  | 2,426.00        | \$                                | -           | \$   | -  | 0%   | 2,426.00                | \$        | -        |   |   |
|  | Mkd 8 Planter (UE80) by Atelier Vertant Fired Clay, 20AS100  | 12,652.00       | \$                                | -           | \$   | -  | 0%   | 12,652.00               | \$        | -        |   |   |
|  | Mkd 9 Dune DS-TR Trash by Kamegay Design Precast Concrete, Spun Alum Top w/ Clear Powder coat - Color Nat Gray, 20AS100          | 86,926.00       | \$                                | -           | \$   | -  | 0%   | 86,926.00               | \$        | -        |   |   |
|  | SUBTOTAL WHEELSTOPS & SITE FURNISHINGS:  | 152,132.00      | \$                                | -           | \$   | -  | 0%   | 152,132.00              | \$        | -        |   |   |
| 16 Traffic Signs, Chain Link Fence over Concrete Barrier and Plastic Drums |  |                 |                                   |             |  |  |      |                         |           |          |   |   |
|  | Pier 8 -Sign W20-1 Carretera en Construcion Adelante 36"x36", 10MT102  | 338.00          | \$                                | 338.00      | \$   | -  | 100% | -                       | \$        | 33.80    |   |   |
|  | Pier 8 -Sign W20-1 Carretera en Construcion 60 mts. 36"x36", 10MT102   | 338.00          | \$                                | 338.00      | \$   | -  | 100% | -                       | \$        | 33.80    |   |   |
|  | Pier 8 -Sign W20-1 Carretera en Construcion 30 mts. 36"x36"  | 338.00          | \$                                | 338.00      | \$   | -  | 100% | -                       | \$        | 33.80    |   |   |
|  | Pier 8 -Sign G20-2 Terminala Construcion 60"x20" Pier 8-Sign R9-11A(L) Acera Carrada Cruce Aqui 24"x12"                          | 444.00          | \$                                | 444.00      | \$   | -  | 100% | -                       | \$        | 44.40    |   |   |
|  | Pier 8-Sign W11-2 W16-8p Adelante 30"x30" 26"x8  | 96.00           | \$                                | 96.00       | \$   | -  | 100% | -                       | \$        | 9.60     |   |   |
|  | Pier 8-Sign W11-2 W16-7p (L) Adelante 30"x30" 24"x12"  | 96.00           | \$                                | 96.00       | \$   | -  | 100% | -                       | \$        | 9.60     |   |   |
|  | Pier 8-Sign R9-8 Acera Carrada 24"x12"   | 162.00          | \$                                | 162.00      | \$   | -  | 100% | -                       | \$        | 16.20    |   |   |
|  | Pier 8-Sign R9-11A(R) Acera Carrada Cruce Aqui 24"x12"   | 96.00           | \$                                | 96.00       | \$   | -  | 100% | -                       | \$        | 9.60     |   |   |
|  | Pier 8-Retroreflective Plastic Drums or Concrete Barriers  | 96.00           | \$                                | 96.00       | \$   | -  | 100% | -                       | \$        | 9.60     |   |   |
|  | Pier 8-4"H Chain Link Fence Mounted on Temporary Conc Traffic Barriers, 20MT102  | 1,718.00        | \$                                | -           | \$   | -  | 0%   | 1,718.00                | \$        | -        |   |   |
|  | Flashing Arrow Panel   | 20,140.00       | \$                                | -           | \$   | -  | 100% | -                       | \$        | 2,014.00 |   |   |
|  |  | 2,950.00        | \$                                | -           | \$   | -  | 0%   | 2,950.00                | \$        | -        |   |   |



## DOCUMENT G703

APPLICATION NUMBER: 4  
APPLICATION DATE: 28-Sep-11  
PERIOD TO: 30-Sep-11  
PROJECT NO:

TION NUMBER: 4  
 CATION DATE: 28-Sep-11  
 PERIOD TO: 30-Sep-11  
 PROJECT NO:

1

| AL                              | G            | H             | RETAINAGE            |          |
|---------------------------------|--------------|---------------|----------------------|----------|
|                                 |              |               | BALANCE<br>TO FINISH |          |
| EDTED<br>ORED<br>ATE<br>(E + F) | %<br>(G + C) | (C - G)       |                      |          |
| -                               | 0%           | \$ 206.00     | \$                   | -        |
| -                               | 0%           | \$ 419.00     | \$                   | -        |
| -                               | 0%           | \$ 168.00     | \$                   | -        |
| -                               | 0%           | \$ 336.00     | \$                   | -        |
| -                               | 0%           | \$ 169.00     | \$                   | -        |
| -                               | 0%           | \$ 338.00     | \$                   | -        |
| -                               | 0%           | \$ 198.00     | \$                   | -        |
| -                               | 0%           | \$ 280.00     | \$                   | -        |
| -                               | 0%           | \$ 400.00     | \$                   | -        |
| 15,160.00                       | 100%         | \$ -          | \$                   | 1,516.00 |
| 7,307.00                        | 84%          | \$ 7,175.00   | \$                   | 3,730.70 |
| -                               | 0%           | \$ 130,483.00 | \$                   | -        |
| -                               | 0%           | \$ 130,483.00 | \$                   | -        |
| -                               | 0%           | \$ 52,000.00  | \$                   | -        |
| -                               | 0%           | \$ 52,000.00  | \$                   | -        |
| -                               | 0%           | \$ 168,000.00 | \$                   | -        |
| -                               | 0%           | \$ 5,517.00   | \$                   | -        |
| -                               | 0%           | \$ 1,680.00   | \$                   | -        |
| -                               | 0%           | \$ 175,187.00 | \$                   | -        |

## PAYMENT APPLICATION APPROVAL

Date: November 1, 2011  
 To: Mr. Jaime López, Executive Director PRCCDA  
 Project Description: Pier #7 & #8 Marine and Upland Improvements  
 Contractor: Q.B. Construction, Inc  
 Payment Application No. 5  
 Amount: \$341,187.34

On May 19, 2011 Q.B. Construction and FC San Juan Waterfront, LLC (agent for PRCCDA) entered into an Agreement for Construction Services at Piers #7 & #8.

CSA Architects & Engineers, LLP, act as architect for FC San Juan Waterfront, LLC under such agreement.

Miguel A. Bonilla, Inc. act as inspector for FC San Juan Waterfront, LLC under such agreement.

We hereby certify that Invoice No.5 of Q.B Construction, Inc. for \$341,187.34 is true and correct and that the materials and/or services were rendered in accordance with the contract.

Luis Javier Rivera

Name

Architect of Record

CSA Architects & Engineers, LLP

Signature

Date

Enrique Lazaro Leon

Name

Architect for Construction

Observation Services

CSA Architects & Engineers, LLP

Signature

Date

Miguel A. Bonilla

Name

Inspector

Miguel A. Bonilla, Inc

Signature

Date

Payment Application Approval  
Invoice No. 5 – QB Construction, Inc  
Pier #7 & #8 Marine and Upland Improvements

Approved by:

Thomas G. Archer

Name

FC San Juan Waterfront, LLC

Signature

Date

11/2/11

# APPLICATION AND CERTIFICATION FOR PAYMENT

AIA DOCUMENT G702

PAGE 1 of 1

## TO CONSULTANT:

FC SAN JUAN WATERFRONT, LLC.  
1615 L Street, NW Suite 400  
Washington, DC 20004

## PROJECT:

BAHIA URBANA - Sidewalks and  
Pier Improvements to Pier 7 & 8

APPLICATION NO: 5

APPLICATION DATE: 26-Oct-11

## FROM CONTRACTOR:

QB CONSTRUCTION, INC.  
PO Box 362066  
San Juan, P.R. 00936

PERIOD TO: 31-Oct-11

|  |  |
|--|--|
| Distribution to:                               |  |
| <input checked="" type="checkbox"/> CONSULTANT |  |
| <input checked="" type="checkbox"/> ARCHITECT  |  |
| <input checked="" type="checkbox"/> CONTRACTOR |  |
| <input type="checkbox"/> CONSULTANT            |  |

## CONTRACTORS APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet, AIA Document G703, is attached.

|   |                 |
|---|-----------------|
| 1. ORIGINAL CONTRACT SUM  | \$13,110,250.00 |
| 2. Net change by Change Orders # 1  | \$19,912.00     |
| 3. CONTRACT SUM TO DATE (Line 1 + 2)                                      | \$13,130,162.00 |
| 4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)                    | \$1,704,893.85  |
| 5. RETAINAGE:   |                 |
| a. 10% of Completed Work (Column D + E on G703)                           | \$170,489.39    |
| b. 10% of Stored Material (Column F on G703)                              | \$0.00          |
| Total Retainage (Lines 5a + 5b or Total in Column I of G703)              | \$170,489.39    |
| 6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)                 | \$11,534,404.46 |
| 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) | \$1,193,217.12  |
| 8. CURRENT PAYMENT DUE  | \$341,187.34    |
| 9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)            | \$11,595,757.54 |

| CHANGE ORDER SUMMARY        | ADDITIONS   | DEDUCTIONS |
|-----------------------------|-------------|------------|
| Total changes approved      | \$19,912.00 | \$0.00     |
| Total approved this Month   | \$0.00      | \$0.00     |
| TOTALS                      | \$19,912.00 | \$0.00     |
| NET CHANGES by Change Order | \$19,912.00 |            |

1068

We certify under penalty of nullity that no public servant of the Authority is a party to or will derive or obtain, or has derived or obtained, any benefit or profit of any kind from the contractual relationship which is the basis of this invoice. If such benefit or profit exists, the required waiver has been obtained prior to entering into the Agreement. The only consideration to be received in exchange for the delivery of goods or for services provided under the Agreement is the agreed-upon price that has been negotiated with an authorized representative from the Authority. The total amount shown on this invoice is true and correct. The products have been delivered, the services have been rendered and no payment has been previously received.

CONTRACTOR: QB CONSTRUCTION, INC.

BY:

EDGARDO M. VELEZ

Date:

08/27/2011

State of PR  
Subscribed and sworn before me this 27 day of Dec  
Notary Public: for L. L.  
My commission expires: 12/31/11

## CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Consultant certifies to the Contractor that to the best of the Consultant's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$341,187.34

(Attach explanation of amount certified, if any, from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

CONSULTANT: FC SAN JUAN WATERFRONT, LLC  
BY: JON T. GREEN Date: 11/01/11

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Consultant or Contractor under this Contract.

APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached. In the tabulations below, amounts are stated to the nearest dollar. Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 5  
APPLICATION DATE: 26-Oct-11  
PERIOD TO: 31-Oct-11  
PROJECT NO:

Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8

| ITEM NO. | DESCRIPTION OF WORK  | SCHEDULED VALUE   | D                                 |                            | F | G  |           | H                 | RETAINAGE |
|----------|--|-------------------|-----------------------------------|----------------------------|---|--|-----------|-------------------|-----------|
|          |  |                   | FROM PREVIOUS APPLICATION (D + E) | WORK COMPLETED THIS PERIOD |   | TOTAL COMPLETED AND STORED TO DATE (D + E + F) | % (G + C) |                   |           |
| 15       | <b>Concrete Wheelstops and Site Furnishings</b>  |                   |                                   |                            |   |  |           |                   |           |
|          | Concrete Wheelstops, 10/20CSS01  | 1,155.00          |                                   |                            |   |  | 0%        | 1,155.00          |           |
|          | Mkd 1 Illuminated Concrete Bench Custom, 2/20AS501   | 8,000.00          |                                   |                            |   |  | 0%        | 8,000.00          |           |
|          | Mkd 2 Double Kajeen Bench (w/ Arms & Footrest) by Nola for High Tower - Su Frame FSC Certified IPE Wood - Color Natural, 20AS100 | 13,478.00         |                                   |                            |   |  | 0%        | 13,478.00         |           |
|          | Mkd 3 Double Kajeen Bench (No Footrest) by Nola for High Tower - Su Frame FSC Certified IPE Wood - Color Natural, 20AS100        | 19,470.00         |                                   |                            |   |  | 0%        | 19,470.00         |           |
|          | Mkd 4 Platform Bench Custom - Polystone, GFRC or Concrete - Color Custom Mix, 20AS100  | 9,735.00          |                                   |                            |   |  | 0%        | 9,735.00          |           |
|          | Mkd 5 Calla Lounge Chair by Stoneyard GFRC - Color Custom Match, 20AS100   | 20,988.00         |                                   |                            |   |  | 0%        | 20,988.00         |           |
|          | Mkd 6 Calla Side Table by Stoneyard GFRC - Color Custom Match, 20AS100   | 7,404.00          |                                   |                            |   |  | 0%        | 7,404.00          |           |
|          | Mkd 7 Planter (M100) by Atelier Vierkant Aluminum - Color Podwecoat, 20AS100   | 2,425.00          |                                   |                            |   |  | 0%        | 2,425.00          |           |
|          | Mkd 8 Planter (UE80) by Atelier Vierkant Fired Clay, 20AS100   | 12,552.00         |                                   |                            |   |  | 0%        | 12,552.00         |           |
|          | Mkd 9 Dune DS-TR Trash by Kornegay Design Precast Concrete, Spun Alum Top w/ Clear Powder coat - Color Nat Gray, 20AS100         | 56,925.00         |                                   |                            |   |  | 0%        | 56,925.00         |           |
|          | <b>SUBTOTAL WHEELSTOPS &amp; SITE FURNISHINGS:</b>   | <b>152,132.00</b> |                                   |                            |   |  | <b>0%</b> | <b>152,132.00</b> |           |
| 16       | <b>Traffic Signs, Chain Link Fence, Concrete Barrier and Plastic Drums</b>   |                   |                                   |                            |   |  |           |                   |           |
|          | Pier 8 -Sign W20-1 Carretera en Construcion Adelante 36"x36", 10MT102  | 338.00            |                                   | 338.00                     |   | 338.00   | 100%      |                   | 33.80     |
|          | Pier 8 -Sign W20-1 Carretera en Construcion 60 mls. 36"x36", 10MT102   | 338.00            |                                   | 338.00                     |   | 338.00   | 100%      |                   | 33.80     |
|          | Pier 8 -Sign W20-1 Carretera en Construcion 30 mls. 36"x36"  | 338.00            |                                   | 338.00                     |   | 338.00   | 100%      |                   | 33.80     |
|          | Pier 8 -Sign G20-2 Terminala Construcion 50"x20"   | 444.00            |                                   | 444.00                     |   | 444.00   | 100%      |                   | 44.40     |
|          | Pier 8 -Sign R9-1A(L) Acera Cerrada Cruce Agui 24"x12"   | 96.00             |                                   | 96.00                      |   | 96.00  | 100%      |                   | 9.60      |
|          | Pier 8 -Sign W11-2 W16-9p Adelante 30"x30" 26"x8   | 99.00             |                                   | 99.00                      |   | 99.00  | 100%      |                   | 9.90      |
|          | Pier 8 -Sign W11-2 W16-7p (L) Adelante 30"x30" 24"x12"   | 162.00            |                                   | 162.00                     |   | 162.00   | 100%      |                   | 16.20     |
|          | Pier 8 -Sign R9-9 Acera Cerrada 24"x12"  | 96.00             |                                   | 96.00                      |   | 96.00  | 100%      |                   | 9.60      |
|          | Pier 8 -Sign R9-11A(R) Acera Cerrada Cruce Agui 24"x12"  | 96.00             |                                   | 96.00                      |   | 96.00  | 100%      |                   | 9.60      |
|          | Pier 8 -Retroreflective Plastic Drums or Concrete Barriers   | 1,718.00          |                                   |                            |   |  | 0%        | 1,718.00          |           |
|          | Pier 8 - 4'H Chain Link Fence Mounted on Temporary Conc Traffic Barriers, 20MT102  | 20,140.00         |                                   |                            |   |  | 0%        | 20,140.00         |           |
|          | Flashing Arrow Panel   | 2,950.00          |                                   |                            |   |  | 0%        | 2,950.00          |           |
|          |  |                   |                                   |                            |   |  |           |                   | 2,014.00  |

# CONTINUATION SHEET

PROJECT G703

APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached. In the tabulations below, amounts are stated to the nearest dollar. Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NUMBER: 5  
APPLICATION DATE: 26-Oct-11  
PERIOD TO: 31-Oct-11  
PROJECT NO:

## Base Contract - Bahia Urbana Sidewalk and Pier Improvements to Pier 7 & 8

| A<br>ITEM NO. | B<br>DESCRIPTION OF WORK   | C<br>SCHEDULED VALUE | D<br>WORK COMPLETED               |             | F<br>MATERIALS PRESENTLY STORED (NOT IN D OR E) | G<br>TOTAL COMPLETED AND STORED TO DATE (D + E + F) |           | H<br>BALANCE TO FINISH (C - G) | I<br>RETAINAGE |
|---------------|--|----------------------|-----------------------------------|-------------|---|---|-----------|--------------------------------|----------------|
|               |  |                      | FROM PREVIOUS APPLICATION (D + E) | THIS PERIOD |   | (D + E + F)   | % (G + C) |                                |                |
|               | Summary  |                      |                                   |             |   |   |           |                                |                |
|               | Pier 8 - Sign W4-2(R) 36"x36" 40"x12", 20MT103 Phase 2                           | \$ 205.00            | -                                 | -           | -   | -   | 0%        | \$ 205.00                      | \$ -           |
|               | Pier 8 - Sign W4-2(L) 36"x36" 40"x12", 20MT103 Phase 3                           | \$ 410.00            | -                                 | -           | -   | -   | 0%        | \$ 410.00                      | \$ -           |
|               | Pier 8 - Sign W20-5 Carrii Derecho Cerrado 30 mls                                | \$ 169.00            | -                                 | -           | -   | -   | 0%        | \$ 169.00                      | \$ -           |
|               | 36"x36", 20MT103 Phase 2   | \$ 169.00            | -                                 | -           | -   | -   | 0%        | \$ 169.00                      | \$ -           |
|               | Pier 8 - Sign W20-5 Carrii Izquierdo Cerrado 30 mls                              | \$ 338.00            | -                                 | -           | -   | -   | 0%        | \$ 338.00                      | \$ -           |
|               | 36"x36", 20MT103 Phase 3   | \$ 338.00            | -                                 | -           | -   | -   | 0%        | \$ 338.00                      | \$ -           |
|               | Pier 8 - Sign W20-5 Carrii Derecho Cerrado 60 mls                                | \$ 169.00            | -                                 | -           | -   | -   | 0%        | \$ 169.00                      | \$ -           |
|               | 36"x36", 20MT103 Phase 2   | \$ 169.00            | -                                 | -           | -   | -   | 0%        | \$ 169.00                      | \$ -           |
|               | Pier 8 - Sign W20-5 Carrii Izquierdo Cerrado 60 mls                              | \$ 338.00            | -                                 | -           | -   | -   | 0%        | \$ 338.00                      | \$ -           |
|               | 36"x36", 20MT103 Phase 3   | \$ 338.00            | -                                 | -           | -   | -   | 0%        | \$ 338.00                      | \$ -           |
|               | Pier 8 - Sign R7-8 Estacionamiento Reservado 18"x18", 20CP105                    | \$ 198.00            | -                                 | -           | -   | -   | 0%        | \$ 198.00                      | \$ -           |
|               | Pier 8 - Sign R1-1 Pare 30"x30", 20CP105   | \$ 280.00            | -                                 | -           | -   | -   | 0%        | \$ 280.00                      | \$ -           |
|               | Handcapped Parking Spaces  | \$ 400.00            | -                                 | -           | -   | -   | 0%        | \$ 400.00                      | \$ -           |
|               | Pier 8 - 4" Chain Link Fence Mounted on Temporary Conc Traffic Barriers, 20MT102 | \$ 15,160.00         | 15,160.00                         | -           | -   | 15,160.00   | 100%      | \$ -                           | \$ 1,516.00    |
|               | SUBTOTAL TRAFFIC SIGNS, FENCE:   | \$ 44,482.00         | \$ 37,307.00                      | -           | -   | \$ 37,307.00  | 84%       | \$ 7,175.00                    | \$ 3,730.70    |
| 17            | Landscaping  | \$ 130,463.00        | -                                 | -           | -   | -   | 0%        | \$ 130,463.00                  | \$ -           |
|               | SUBTOTAL LANDSCAPING:  | \$ 130,463.00        | -                                 | -           | -   | -   | 0%        | \$ 130,463.00                  | \$ -           |
| 18            | Irrigation   | \$ 52,000.00         | -                                 | -           | -   | -   | 0%        | \$ 52,000.00                   | \$ -           |
|               | SUBTOTAL IRRIGATION:   | \$ 52,000.00         | -                                 | -           | -   | -   | 0%        | \$ 52,000.00                   | \$ -           |
| 19            | Garden Pylon   | \$ 168,000.00        | -                                 | -           | -   | -   | 0%        | \$ 168,000.00                  | \$ -           |
|               | Garden Pylon (ALLOWANCE)   | \$ 5,517.00          | -                                 | -           | -   | -   | 0%        | \$ 5,517.00                    | \$ -           |
|               | Concrete Foundation  | \$ 1,680.00          | -                                 | -           | -   | -   | 0%        | \$ 1,680.00                    | \$ -           |
|               | Anchor Bolts   | \$ 175,197.00        | -                                 | -           | -   | -   | 0%        | \$ 175,197.00                  | \$ -           |
|               | SUBTOTAL GARDEN PYLON:   | \$ 175,197.00        | -                                 | -           | -   | -   | 0%        | \$ 175,197.00                  | \$ -           |